

Guilford County Commissioners Work Session

4525 A & 4545 W. Wendover Ave

Thursday, September 18, 2025

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Projects & Real Estate Division Manager



The Request



- 4525-A W. Wendover is vested solely to Guilford County.
- 4545 W. Wendover is vested to Guilford County, City of High Point and City of Greensboro.
- City of Greensboro is requesting approval for the transfer to City of Greensboro.

Action Items

- City of Greensboro is requesting approval from Guilford County for the transfer of 4525-A W. Wendover is vested solely to Guilford County and 4545 W. Wendover is vested to Guilford County, City of High Point and City of Greensboro.
- City of Greensboro has completed a Phase 1 assessment
- City of High Point Council to consider request at its October 2nd Committee Meeting and October 6th Business Meeting
- Items to be completed by City:
 - Annexation and rezoning coordination
 - Surveying and recombination plat
 - Design and installation of the water connection



Need for Permanent Supportive Housing (PSH)

- Existing need for permanent supportive housing in our community.
- City of Greensboro along with project advocates identified appropriateness of the site for PSH.



A Solution

Permanent Supportive Housing as Solution

- Long Term Solution
- Supportive Services
- Improved Health Outcome
- Cost Effectiveness
- Builds Strong Communities
- Targets Individuals with complex barriers to housing



Data

- 2024 Point in Time Count 665 experience homelessness in Guilford County
- Greensboro Housing Authority administers over 3,300 Housing Choice Vouchers

Voucher Type	Unit Allocation	Unit Utilization	% Utilization
Non-Elderly Disabled (NED)	400	288	72%
Mainstream (MS)	200	162	81%
Veterans Affairs Supportive Housing (VASH)	125	108	86%
Family Reunification Program (FUP)	113	73	65%

Source: Guilford County CoC NC-504 Needs and Gap Analysis, Cloudburst Consulting, February 2023

- Due to limited available of Supportive Housing units and lengthy housing searches, local vouchers are underutilized

The How

- Expanding Housing Supply aligns with the City's Strategic Vision to create a more inclusive, accessible and sustainable community.
- The Road to 10,000 Initiative is designed to increase housing capacity in Greensboro by supporting the development of 10,000 new housing units by 2030.



MORE THAN JUST A HOUSE

Permanent supportive goes beyond providing shelter for the unhousing. It offers individual a HOME and a COMMUNITY where they can feel connected and valued

The Vision



The Vision



The Vision



The Vision



Thank you

Questions